

### 3. Open Space, Parks, Playgrounds, and Facilities

- a. At least twenty-five (25) percent of the area in the development shall be designated as natural open space for the common use of the occupants of the development.

The land covered by streets and off-street parking facilities, and the lot or yard area of individual dwellings sites, shall be reserved in addition to the 25 percent amount set aside as natural open space.

- b. As assurance that the designated area will remain as open space, the owner shall execute an open space preservation agreement with the county, in which the owner agrees for himself and his successors and assigns to refrain from constructing dwellings or other structures on the designated open space areas throughout the life of the development.

- c. All flood plain areas and floodways, if any, shall be included as part of the common open space.

- d. Construction of all common areas and facilities shall be provided by the developers and shall be maintained by the property owners's association.